

THE CITY OF CLAYTON

Board of Aldermen Meeting
City Hall – 10 N. Bemiston Avenue
April 9, 2013
7:00 p.m.

Minutes

Mayor Goldstein called the meeting to order and requested a roll call. The following individuals were in attendance:

Aldermen: Michelle Harris, Andrea Maddox-Dallas, Cynthia Garnholz, Mark Winings, Joanne Boulton, and Alex Berger III.

Mayor Goldstein
City Manager Owens
City Attorney O'Keefe

Mayor Goldstein asked for any questions or comments relating to the March 19, 2013 minutes, which were previously provided to the Board.

Alderman Garnholz moved to approve the March 19, 2013 minutes. Alderman Maddox-Dallas seconded the motion.

The motion to approve the minutes passed unanimously on a voice vote.

PUBLIC REQUESTS AND PETITIONS

None

The Board of Aldermen and the City of Clayton presented Mayor Goldstein's portrait.

Mayor Goldstein presented a proclamation for Earth Day, April 22, 2013.

Mayor Goldstein congratulated Harold Sanger on being elected on April 2nd as the next mayor of the City of Clayton and extended her congratulations.

A MOTION TO CONSIDER AN APPEAL OF ARCHITECTURAL REVIEW BOARD'S DECISION REGARDING DEVELOPMENT OF THE PROPERTY AT 8126 WESTMORELAND AVENUE

City Manager Owens reported that this is a request for a motion regarding the appeal of the Architectural Review Board's decision to deny an application made by Chandra N. Niemann, Managing Member of Westmoreland CNN, LLC, property owner, for the installation of a white vinyl perimeter fence in conjunction with the construction of a new 2-story, 4,877-square-foot single family residence at the subject property.

On February 19, 2013, the Architectural Review Board voted 6 – 0 to approve the architectural aspects of the proposal with the conditions that the owner/applicant work with City staff to come up with an alternative fence material to be approved by staff and that applicable renderings be changed to show the fireplace vents and note that they are to be painted white to match the home.

The owner is requesting a fence to enclose the entire rear yard. A vinyl fence is proposed and the owner indicates the vinyl material was selected to match the neighbor's fence to the west. The owner has indicated that a non-vinyl fencing material would not only be a complete mismatch to the neighbor's existing vinyl fence and to the fencing along the southern alley, but would also be too heavy for a powered rear gate the owner intends to install. The owner has also contended that a vinyl fence would be much more attractive than the chain link fence that currently runs along the eastern boundary line.

There is no City code provision that prohibits the use of vinyl fencing. The Architectural Review Guidelines speak to permanent fences as follows:

The visual impact of permanent fences, particularly those facing the street, can project either an aesthetically pleasing or extremely negative appearance. Plans must contain information regarding the height, design, material, special features, if any, and the manner in which the proposed fence will relate to the structure to which it is attached and to adjacent properties.

This item can be considered at two separate meetings. At the first meeting, the Board should consider the application for appeal and all of the backup documents and may receive additional evidence in such manner as you may determine. The Board is also directed, by Section 400.240 of the City Code, that it "shall hear such interested parties as may desire to be heard."

Either after hearing such interested parties or at the second meeting, the Board can vote to approve, modify or disapprove the application. If the Board of Aldermen approves the application, the Director of Planning and Development Services or his/her designee shall promptly issue the requested permit. If the application is approved with modifications, the Director of Planning and Development Services or his/her designee will issue a permit after the applicant submits the appropriate revisions to the plans and/or specifications required by the Board of Aldermen.

Ms. Chandra Niemann, owner, addressed the Board explaining that the property is located behind the alley of several businesses and she would like to install a vinyl privacy fence. She said that her contractor researched other materials for a fence, but the vinyl fence would be more durable and resilient.

Alderman Winings inquired if other vinyl fences in the area had been approved by the Architectural Review Board (ARB) at the time they had been installed. City Manager Owens said that they could have been approved in one form or fashion, some may have been issued permits, but not all would necessarily have been gone through ARB.

In response to Mayor Goldstein's questions, Ms. Niemann stated that there is currently a chain link fence in place that is not attractive and is being removed.

In response to Alderman Boulton's question, Ms. Niemann stated that some of the current (wooden) fences along the alley are higher than what is proposed for her property, but she doesn't believe that vinyl fences can be constructed any higher.

Alderman Berger commented that driving through the alley between the neighborhood and the businesses he could clearly see that there is a diversity of fencing along the alley in terms of height, some vinyl, some wood, different materials and different sizes. He said without any specific directive he is favorable toward the applicant for the appeal because of diversity and lack of specific solution in the City's ordinance or directive for ARB.

In response to Mayor Goldstein's question, Ms. Niemann stated that the eastern border would be white plastic, the rear along the alley is a eight/ten foot wood fence and then the chainlink fence with metal strips.

In response to Alderman Garnholz' question, Ms. Niemann stated that she and her contractor looked into wood fencing, but wooden material would require constant maintenance and repairs and is weaker than a vinyl material.

In response to Alderman Harris' question, Ms. Niemann explained that the front of the house will have wrought iron on the entry doors and there will be a wrought iron fence along the front of the property facing Westmoreland.

In response to Mayor Goldstein's question, City Manager Owens stated that alternative of a chain link fence with metal slats was not the approval that was given by the ARB.

Alderman Boulton stated that she would prefer to have more research done and information before voting.

Aldermen Garnholz, Winings, and Berger stated that they are prepared to vote tonight.

Alderman Harris moved to consider upholding the ARB decision and deny the appeal. Alderman Garnholz seconded.

City Attorney O'Keefe explained that the Board was provided with copies of all of the records pertaining to the ARB decision and a copy of the appeal.

Alderman Harris – Aye; Alderman Maddox-Dallass – Aye; Alderman Garnholz – Aye; Alderman Winings – Nay; Alderman Boulton – Nay; Alderman Berger – Nay; Mayor Goldstein – Nay.

The Board approved the appeal overturning the ARB decision with a 3-Ayes, 4-Nays vote.

A PUBLIC HEARING AND RESOLUTION TO CONSIDER APPROVING A CONDITIONAL USE PERMIT FOR AMBRUSTER CHAPEL LOCATED AT 6633 CLAYTON ROAD

Alderman Harris moved to open the public hearing with regard to Resolution No. 13-09, to consider a Conditional Use Permit for Ambruster Chapel located at 6633 Clayton Road. Alderman Maddox-Dallas seconded.

Alderman Boulton recused herself from the meeting.

The motion passed unanimously on a voice vote.

City Manager Owens reported that this is a public hearing and resolution to consider a conditional use permit application submitted by Deborah Drace, property owner, for the continued operation of a funeral home (Ambruster Chapel) and banquet facility at the subject property. Funeral homes and banquet facilities are conditionally permitted uses in the C-2 General Commercial Zoning District.

Ambruster Chapel has been operating as a funeral home since the building was constructed in 1931; prior to the requirement for conditional use permits. Because the use of the property has

expanded to include a banquet facility, a conditional use permit is being required. Funeral services and banquets utilize the same space and are not scheduled simultaneously. Banquet and reception events including weddings and receptions, rehearsal dinners, corporate events, fundraisers, reunions, and private parties are typically held on weekends. Banquet Enterprises Inc. d/b/a Andre's Banquet Halls will book all events and handle all food and beverage service. All food will be prepared at Andre's south location and brought to the site just prior to serving. A liquor license will also be requested.

The 13,700-square-foot 2-story building is located on the west side of a 26,650-square-foot lot. The property is bordered by Clayton Road to the south and Concordia Lane to the west. Surrounding land uses include multi-family residential to the north and east, and commercial to the south and west. An alley runs across the northern property line and separates this property from adjacent multi-family residential uses to the north.

The basement level is used for embalming and body preparations, storage, a lounge and restroom. The main level, accessed through a front door facing Clayton Road and two side doors facing the parking lot, is used for dining and receptions. The great hall has a seating capacity for 200 guests; however, according to the applicant, most events will not have more than 150 guests present at any time. The second floor contains another lounge, restroom, offices, and a sales room.

The applicant states that the hours of operation will vary with demand. Normal business hours are 9:00 a.m. to 5:00 p.m. Special event sales take place between 2:00 p.m. and 8:00 p.m. on weekdays. Special events generally take place on weekends from 7:00 p.m. to 11:00 p.m.

There are thirty-five (35) parking spaces on-site. Funeral homes and banquet facilities are not specifically addressed in the parking regulations; however, staff is of the opinion that the uses most closely correspond to "auditoriums, sports arenas, churches or temples, main auditoriums or other places of assembly, except theaters", that require one parking space for every five seats within the building, for a total of 40 parking spaces. The applicant has a written parking agreement with Dynasty Sushi Seafood Buffet located at 6710 Clayton Road in Richmond Heights for 50 additional parking spaces on the other side of Clayton Road. In the event that the on-site parking lot becomes full, an on-site attendant directs guests to this overflow lot. This lot is also used for employee and valet parking. Valet services are optional and are conducted by Clayton Valet Service Company. Section 405.3620.17 of the Off-Street Parking and Loading Regulations permits the Board of Alderman to modify the number of required parking spaces through the conditional use process.

The Plan Commission considered this request and voted unanimously to recommend approval. Staff recommendation is to approve a Conditional Use Permit to Deborah Drace for the operation of a funeral home and banquet facility at 6633 Clayton Road pursuant to the stipulations and conditions listed in the resolution.

Mr. John Armengol, Jr., owner, Andres Banquet, addressed the Board stating that they have been in business for 33 years and this would be their seventh location. He said that they signed a lease agreement in January and they already have 26 events booked for the location.

Alderman Harris moved to close the public hearing with regard to Resolution No. 13-09, to consider a Conditional Use Permit for Ambruster Chapel located at 6633 Clayton Road. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

Alderman Harris moved to approve Resolution No. 13-09, a Conditional Use Permit for Ambruster Chapel located at 6633 Clayton Road. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

Alderman Boulton rejoined the Board.

A PUBLIC HEARING AND RESOLUTION TO CONSIDER APPROVING A CONDITIONAL USE PERMIT FOR 801 CHOPHOUSE LOCATED AT 137 CARONDELET PLAZA (THE CRESCENT)

Alderman Harris moved to open the public hearing with regard to Resolution No. 13-10, to consider a Conditional Use Permit for 801 Chophouse located at 137 Carondelet Plaza. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

City Manager Owens reported that this is a public hearing and subsequent resolution to consider approving a Conditional Use Permit for the operation of a restaurant to be known as 801 Chophouse in The Crescent building.

The 9,248 square foot restaurant proposes to occupy the space formerly occupied by the restaurant Araka and Ware, a retail establishment. Seating for 420 spaces is proposed; 360 seats inside the restaurant and an additional 60 seats in the outdoor dining area. The signature steakhouse will feature USDA prime beef and fresh seafood. A liquor license will also be requested. There are currently four 801 Chophouse establishments in the United States.

Surrounding land uses include several restaurants, retail establishments, offices, a hotel and condominiums. Because the restaurant is located in a mixed-use development greater than 150,000 square feet of building area with off-street parking, the restaurant is exempt from providing off-street parking. The lease agreement provides 81 customer parking spaces in The Crescent parking garage. Valet services are provided by The Crescent building.

The restaurant will be open Monday through Thursday, 4:00 p.m. to 10:00 p.m., Saturday 4:00 p.m. to 11:00 p.m., and Sunday, 4:00 p.m. to 9:00 p.m. Deliveries to the restaurant will be made through the existing loading area located in the parking garage. Delivery service from the restaurant is not proposed. Trash will be stored in receptacles located in the garage.

The Plan Commission considered the request for the Conditional Use Permit at its March 18, 2013, meeting and voted unanimously to recommend approval to the Board of Aldermen. The Architectural Review Board unanimously approved the exterior alterations, signage, public art and outdoor dining area at their March 18, 2013, meeting.

Recommendation is to conduct a public hearing and consider approving the resolution granting a conditional use permit to 801 Chophouse STL, LLC, d/b/a 801 Chophouse per the stipulations contained in the resolution.

In response to the Board's questions, Mr. Tyler Stephens, Core10 Architecture, stated that this would be the first location in the St. Louis area and they are planning on opening in approximately four months. He said that the concept is a steak house and that the presentation of the restaurant would have a more lively and trendy design to the decor.

Alderman Harris moved to close the public hearing with regard to Resolution No. 13-10, to consider a Conditional Use Permit for 801 Chophouse located at 137 Carondelet Plaza. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

Alderman Harris moved to approve Resolution No. 13-10, a Conditional Use Permit for 801 Chophouse located at 137 Carondelet Plaza. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

AN ORDINANCE TO CONSIDER REVISING THE TRAFFIC CODE RELATED TO THE DESIGNATION OF RESIDENT ONLY ON-STREET PARKING ZONES IN DAVIS PLACE SUBDIVISION ON DAVIS DRIVE, MOHAWK PLACE, NORTH BILTMORE DRIVE, AND WEST BILTMORE DRIVE

Alderman Harris introduced Bill No. 6387, an ordinance to consider approving a revision to the traffic code related to the designation of resident only on-street parking zones in the Davis Place subdivision on Davis Drive, Mohawk Place, North Biltmore Drive, and West Biltmore Drive to be read for the first time by title only. Alderman Maddox-Dallas seconded.

City Manager Owens reported that over a considerable period of time the City has exercised its legislative discretion and police powers to regulate the on-street parking on the streets of the Davis Place subdivision. The goal being an appropriate balance among the sometimes competing interests of safe vehicle transit, reasonable access to driveways and on-street parking for residents and their guests, and the safe and proximate access to parking for those attending services and other events at Central Presbyterian Church. At the Church's request, the Board of Aldermen passed Ordinance 6190 on February 28, 2012, which modified on-street parking restrictions in Davis Place Subdivision to accommodate the Church's parking demands until such time that it could provide more on-site parking.

The Church owns several parcels of property fronting along Hanley Road and North Biltmore Drive currently improved with residential structures, which were acquired for the long-term purpose of expanding the Church's worship, administrative and other facilities to accommodate the Church's future needs. The Church has obtained approval from the City's Plan Commission, Architectural Review Board, and Board of Adjustment to construct a new addition to the existing sanctuary, to connect the houses along N. Biltmore Drive, and to build a new parking structure along S Hanley Road. The Church has told the City that the new parking structure will eliminate the need for any weekday church parking on the streets of Davis Place Subdivision. However, the Church requests on-street parking be made available to accommodate its Sunday morning services. The new parking structure is expected to be completed by June 1, 2014.

In response to these requests, a map of proposed on-street parking restrictions shown in Exhibit "A" was developed by the Public Works Department. These restrictions are proposed to go into effect on June 1, 2014.

Staff recommendation is to approve the ordinance modifying on-street parking restrictions in Davis Place Subdivision on Davis Drive, Mohawk Place, North Biltmore Drive and West Biltmore Drive.

Mayor Goldstein reminded the audience that although this is not a public hearing, she will allow public comment. She asks that individuals do not repeat comments that have already been heard.

Dr. Dan Doriani, Sr. Pastor, Central Presbyterian Church, addressed the Board stating that he would like to divide his comments in order to speak now and if possible later along with Mr. Tom Avery, a member of the Church. He stated that he is favor of the majority of the

proposed ordinance. He requests that the Board reconsider voting on the ordinance tonight as it is written and consider the redlined, revised suggestions that was distributed to the Board earlier this evening. He asks that they consider allowing parking throughout the day on Sundays and also during funeral services and special events.

Pastor Doriani stated that they have been in Clayton for 82 years and always have tried to be constructive members of the community in a variety of ways, weddings, funerals, marriage classes, divorce classes, Alcoholics Anonymous, child care, elementary school, concerts, etc. and is open to the entire community. He doesn't deny that they have a hard time controlling parking during such events, but the Church makes a tremendous effort to get the word out through flyers, announcements, etc. regarding parking. The Church believes that the restriction, especially on Sundays from 8:00 – 1:00 p.m. would substantially and clearly harm their ability to do what Churches do, gather for worship and building community for serving various constituencies. He said that the Church doesn't see any harm to the neighbors in allowing them to do what a church does, to worship and offer services to others. He said they totally and unconditionally support removing church folk from having the capacity to park in the neighborhood from Monday through Saturday.

Mr. Tom Avery, church member, attorney, addressed the Board stating that as Dr. Doriani stated he too is in favor of the majority of the ordinance, but asked that the Board consider the letter and redlined version of the ordinance the he prepared for the Board. He also requested that the Board delay the ordinance until May to give them time to make any necessary changes or arrangements.

In response to Aldermen Boulton and Maddox-Dallas' question, Mr. Avery stated that there are 187 parking spaces in the existing garage, but there are concerns regarding the safety issues of parishioners, visitors, and children when crossing Hanley Road. He said that even after the new garage is built there is a possibility that it will not be enough parking.

Alderman Maddox-Dallas commented that Central Presbyterian Church is not the only institution that is surrounded by residential areas. She asked if the church could provide signage to direct the overflow to parking.

Dr. Doriani asked the Board if they could delay consideration of the ordinance until next month and consider the proposed changes to the ordinance that the church submitted. He said that due to the unpredictable event attendances, usually on Sundays after 1:00 p.m. it is difficult for the church to plan.

Mr. Bob Kuehn, resident, 7752 Davis Drive, provided several handouts to the Board stating that he appreciates the City meeting with him and other residents to address their concerns. Mr. Kuehn provided a PowerPoint presentation with photos showing the parking distress to the neighborhood and stressed the importance of restricting parking for its residents.

Ed Rader, 7747 Davis Drive, posed a question to the many church supporters in the audience asking how many of them actually live in Davis Place. He commented that he has personally taken many counts of the open parking spaces in the current parking garage and has determined that it is severely underutilized. He added that he personally timed a walk from the current garage to the church and it took less than three minutes.

Jennifer Jeffrey, 7733 W. Biltmore Drive, addressed the Board stating that today she would not consider purchasing a home in the Davis Place neighborhood because of the parking issue. She said that it is a challenge for the residents to find a parking space because of the

church participants and also that it has become dangerous due to the traffic and speed of the drivers. She feels that the tranquility of Davis Place is in jeopardy due to the disregard of the church to the needs of the neighborhood.

Randy Beck, 901 S. Central Avenue, stated that he decided on not purchasing a home at 7754 Davis Drive due to visiting the neighborhood on a Sunday and witnessing the parking issue.

Helene Isaacs, 8046 Daytona, stated that she is a real estate agent and holding an open house on Sundays is near to impossible due to the parking issue.

Diane Pommer (7730 Davis), Jenny Abeles (7717 W. Biltmore), Sarah Bloomenfeld (7735 Mohawk) also commented on the hardships and safety concerns caused within the neighborhood due to the parking issue, traffic and minor accidents.

Katherine Bauer, 7730 Mohawk, commented that she experiences on a continuous basis, especially Sundays that she cannot have family over due to the parking issues.

Tobi Don, 832 N. Biltmore, commented that she respects that Sunday is a day of worship for folks at the Church, however she feels the needs of the residents in terms of family life is also important. Due to the increased activity of the Church it is difficult to invite her own family to visit.

Julia and Robert Clemens, residents and business owners located on Clayton Road, they can sympathize with the Davis Place residents because they also experience issues with parking from St. Mark's Church. They said that once the weekday activities are removed it is extremely quiet at the Church and if the residents have a future like that it would be something to look forward to. Mr. Clemens invited the residents from Davis Place to visit Ward 1 and witness the residential parking issues that they to face.

Mayor Goldstein commented that she appreciates everyone being here this evening and the conversation has gone on for years and she certainly understands the issues being faced by the neighborhood. She commended Ward 3 aldermen for the efforts they put in and for working to bring the neighbors and Church closer together on multiple issues. She said that there has been a lot of good progress over the years.

Alderman Winings thanked the Davis Place residents for putting so much time and energy into this issue, including but not limited to Bob Kuehn who has for the last year or so led the organizational efforts. He stated that Central Presbyterian is a valued institution in the community and in March they received the final approval to move forward with the project, the expansion of the campus, which has been a long, winding road for them and he congratulates them for the approval. He supports the ordinance and he has not seen so many consensuses on one issue in his time in office. Both he and Alderman Berger met with residents at three different meetings, the residents need relief and this is the time to provide that relief. Since the Church's expansion project they have done a few good things, keeping the houses in the neighborhood and they are building a parking lot (on the Hanley side). He stated that he is voting in favor of the ordinance.

In response to Alderman Garnholz' question, Alderman Winings explained that the ordinance was just drafted last week on Wednesday and that he and Alderman Berger met with Mr. Page in March and advised him of what they were anticipating and what the ordinance would state. The draft ordinance had not been prepared until a couple of days

before it was presented.

Alderman Berger acknowledged and thanked lots of people who have spent a great deal of time with this issue. He said that the proposed ordinance addresses a parking issue and it has come forward because of a unanimous opinion of the residents that they have asked for and need relief from the present status. He said that the issues are about the life style for residents in Davis Place. It is about the desire of the residents to enjoy the neighborhood, which is a wonderful place. He believes and knows that the Church has tried numerous times and ways to communicate to their members to curtail parking in the neighborhood, but they don't park cars. There is a parking problem that affects the residents and not a Church issue. Parking restrictions are throughout the neighborhood of Davis Place and in many other neighborhoods throughout the City. The ordinance "talks" about delivering relief to the Davis Place neighborhood and he feels it is appropriate and fair and the ordinance accomplishes the goal of relief and the residents deserve it. He is advocating and supporting the ordinance.

Mayor Goldstein explained the process of voting and asked the audience to be mindful of the other people who are here for the other agenda items.

City Attorney O'Keefe reads Bill No. 6387, an ordinance to revise the traffic code related to the designation of residential on-street parking zones in Davis Place Subdivision on Davis Drive, Mohawk Place, North Biltmore Drive, and West Biltmore Drive for the first time by title only.

The motion passed unanimously on a voice vote.

Alderman Harris introduced Bill No. 6387, an ordinance to consider approving a revision to the traffic code related to the designation of resident only on-street parking zones in the Davis Place subdivision on Davis Drive, Mohawk Place, North Biltmore Drive, and West Biltmore Drive to be read for the second time by title only. Alderman Maddox-Dallas seconded.

City Attorney O'Keefe reads Bill No. 6387 for the second time; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; Alderman Boulton – Aye; Alderman Berger – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6265 of the City of Clayton.

A MOTION TO APPROVE A LIQUOR LICENSE FOR CHOICE ST. LOUIS LLC AT 7807 CLAYTON ROAD

Choice St. Louis, LLC is requesting a liquor license to sell 5% beer and not to exceed 14% wine at retail by the drink, including Sundays, at 7807 Clayton Road.

Alderman Harris moved to approve a liquor license for Choice St. Louis LLC. Alderman Maddox-Dallas seconded.

In response to Mayor Goldstein's question, Ms. Sherry Rouhani, owner, stated that they have been open approximately eight months and are doing very well. She said that they are requesting a liquor license because they have received numerous requests from customers to have drinks with their dinner.

In response to Alderman Winings' question, Ms. Rouhani, stated that the store hours are 7:00 a.m. to 7:00 p.m. Monday through Sunday.

The motion passed unanimously on a voice vote.

**RESOLUTION TO CONSIDER APPROVING AMENDMENT TO CONDITIONAL USE PERMIT
– SEEDZ CAFÉ LOCATED AT 6344 SOUTH ROSEBURY AVENUE**

Alderman Harris moved to approve an amendment to the conditional use permit for Seedz Café located at 6344 South Rosebury Avenue. Alderman Maddox-Dallas seconded.

On March 21, 2013, Mr. Gralnick submitted an application for an amendment to the Conditional Use Permit to expand his operating hours to 7 a.m. to 11 p.m. Tuesday through Sunday.

Mr. Mark Ashby, 728 DeMun Avenue, addressed the Board inquiring about the hours of operation. Mr. Ashby commented that there is a current issue with parking in the neighborhood and if the hours are extended he could see this as a potential addition to the current parking issues.

Alderman Maddox-Dallas commented that with regard to this establishment it seems very small with 23 spaces and is not sure if this would impact the parking. She said that she expects clientele to walk within the neighborhood such as Kaldis.

In response to Mr. Ashby's question, Mayor Goldstein explained that the restaurant has already approved conditions such as deliveries and offered for him to speak with his aldermen regarding future developments. She said that Mr. Gralnick is asking for the extended time to match his competitors who have the same hours.

In response to Alderman Boulton's question, Mr. Montgomery Gralnick, owner, stated that the extension of the hours was suggested by the owner of the building who thought it would be a good idea. He commented that he expects to sell a small quantity of beer and wine and that his establishment will not function as a bar. He also said that off-street parking is available at Concordia Seminary.

Alderman Boulton commented that she would be happy to meet with Mr. Ashby and any residents that would

Alderman Maddox-Dallas agreed with Alderman Boulton and commented that there certainly needs to be a balance between commercial businesses and the residents and that she would welcome a follow up meeting with Mr. Ashby.

In response to Alderman Boulton's question, Mr. Gralnick stated that he is looking into installing bike racks.

The motion passed unanimously on a voice vote.

**A RESOLUTION TO ACCEPT THE DONATION OF FUNDS FROM CENTENE CORPORATION,
FOR THE PURCHASE OF ENHANCED CARDIAC CARE EQUIPMENT, TRAINING AND
SUPPLIES FOR USE ON FIRE DEPARTMENT LIFE SUPPORT VEHICLES**

Clayton Fire through the "Heart to Heart" campaign solicited donations from various groups. Centene Corporation, a Clayton corporate resident, agreed to match Ambassador Sam Fox's donation and sponsor the second \$25,000 of the \$50,000 campaign goal.

Alderman Harris moved to approve Resolution No. 13-12 to approve authorization to accept a donation of funds. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

Mayor Goldstein expressed her appreciation to Mr. Neidorff and also to Ambassador Fox for their generous donation and their continued support.

A RESOLUTION ENDORSING THE WYDOWN MIDDLE SCHOOL STUDENTS' PLASTIC BAG CAMPAIGN

Mayor Goldstein recommended that the Board table this item for further study. She would like for the Wydown group to contact the businesses regarding their campaign and also the Sustainability Committee to possibly review again the wording with recommendation to the Board for the next steps.

Alderman Harris moved to table Resolution No. 13-13. Alderman Maddox-Dallas seconded.

The motion passed unanimously on a voice vote.

AN ORDINANCE TO CONSIDER AMENDING SECTION 210.010 TO BRING CITY STANDARDS INTO CONFORMITY WITH COUNTY HEALTH REGULATIONS

Currently three or more dogs qualify under the City ordinance as requiring designation and approval as a kennel. St. Louis County would allow three dogs before requiring kennel designation.

Alderman Harris introduced Bill No. 6388, an ordinance to amend Section 210.010 to conform to the County Health regulations to be read for the first time by title only. Alderman Maddox-Dallas seconded.

City Attorney O'Keefe reads Bill No. 6388, an ordinance amending Section 210.010 to bring City standards into conformity with County health regulations for the first time by title only.

The motion passed unanimously on a voice vote.

Alderman Harris introduced Bill No. 6388, an ordinance to amend Section 210.010 to conform to the County Health regulations to be read for the second time by title only. Alderman Maddox-Dallas seconded.

City Attorney O'Keefe reads Bill No. 6388 for the second time; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; Alderman Boulton – Aye; Alderman Berger – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6266 of the City of Clayton.

AN ORDINANCE TO CONSIDER APPROVING A CONTRACT WITH REJIS TO PROVIDE TEMPORARY TECHNOLOGY SERVICES

The City is in need of temporary information technology support services due to staffing vacancies. A recruitment process is currently being held for the Information Technology Manager, but during this vacancy the City will need to contract for a variety of technical service skills.

Alderman Harris introduced Bill No. 6389, an ordinance to approve a contract for temporary IT services with REJIS to be read for the first time by title only. Alderman Maddox-Dallas seconded.

In response to Alderman Berger's question, City Manager Owens stated that \$149,000 would be the amount for hours used which would be approximately the same amount spent for staff. He added that it may be about a three to six month process for hiring full-time staff to fill the vacancies.

City Attorney O'Keefe reads Bill No. 6389, an ordinance authorizing the City Manager to enter into a contract for temporary computer technology services for the first time by title only.

The motion passed unanimously on a voice vote.

Alderman Harris introduced Bill No. 6389, an ordinance to approve a contract for temporary IT services with REJIS to be read for the second time by title only. Alderman Maddox-Dallas seconded.

City Attorney O'Keefe reads Bill No. 6389 for the second time; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; Alderman Boulton – Aye; Alderman Berger – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6267 of the City of Clayton.

AN ORDINANCE TO CONSIDER A SECOND QUARTER AMENDMENT TO THE FISCAL YEAR 2013 BUDGET

Alderman Harris introduced Bill No. 6390, an ordinance to consider approving an amendment to the FY2013 Budget to be read for the first time by title only. Alderman Maddox-Dallas seconded.

City Manager Owens reported that as part of the quarterly budget review, staff is presenting for your consideration the second amendment to the Fiscal Year 2013 (FY13) budget. He summarized that it is a savings of \$41,000.

City Attorney O'Keefe read Bill No. 6390, an ordinance amending the Fiscal Year 2013 Budget and appropriating funds pursuant thereto for the first time by title only.

The motion passed unanimously on a voice vote.

Alderman Harris introduced Bill No. 6390, an ordinance to consider approving an amendment to the FY2013 Budget to be read for the second time by title only. Alderman Maddox-Dallas seconded.

City Attorney O'Keefe reads Bill No. 6389 for the second time; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; Alderman Boulton – Aye; Alderman Berger – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6268 of the City of Clayton.

Other

Mayor Goldstein thanked Mike Pratt and John Wulf on a great job on being recognized for the Top 10 Complete Streets Policy.

Alderman Harris reported that the Ice Rink had a record year with the daily attendance up 150% and financials were in the black for the first time in 20 years. The revenue exceeded \$100,000 and she added that approximately 1,000 people attended the *All That Glitters* event.

Alderman Garnholz recommended that the sign ordinance regarding composition and materials to be reviewed by the Plan Commission with recommendation to the Board. Aldermen Boulton and Harris agreed.

Alderman Winings commented that the Davis Place parking issue has been a long and difficult process long before he has been an elected official and probably one of the first issues he has worked with since becoming an alderman. He hopes that tonight's decision by the Board will resolve the many issues and concerns for the residents and expressed his appreciation for the residents of Davis Place in attending tonight's meeting.

There being no further business the regular meeting adjourned at 9:45 p.m.

Mayor

ATTEST:

City Clerk